

The Outline Plan and associated Warrants for Saddle Creek Planned Development were approved by the Board of Mayor and Aldermen at their meeting on Monday July 14, 2008. This development will occupy the parcel known as the Arthur Property extending from Poplar to Poplar Pike, east of Miller Farms and west of West Street. The initial access points will be on Poplar Avenue. Saddle Creek Planned Development will go before the Planning Commission in September for Site Plan Approval.

The ultimate build-out of the 37-acre parcel development is 242,800 square feet of retail space (340,000 square feet of Class "AA" office space, 160,000 square feet of First Class hotel space, 56,200 square feet of restaurant space and 490,000 square feet of residential space), totaling 1,289,000 square feet total building. There are 1.334 acres of civic space and 8.516 acres of green space.

The project is consistent with Germantown Vision 2020 in that it adheres to the following objectives of the "Redevelopment of the Heart of Germantown" goal: mixed use (residential and non-residential) development in the heart of the city area; strong retail businesses and office development for professional services; people living in the heart of the city area in lofts, above business condos and in townhouses; pedestrian-friendly layout linked to citywide path/trail system; mid-rise buildings with mixed uses that are attractive and inviting for people and creating a sense of place for the community.

Saddle Creek Planned Development will be opened in 2010 once the total development is complete.